

# **Advanced Plans Committee: 2003-4 Comprehensive Plan Update**

## **Summary of Meeting #2**

7:30 am, July 3, 2003

### Attendance

*Committee Members:* Ron Marnell, John McKay, Kerry Coulter, Frank Garofalo, Bud Hentzen

*MAPD staff:* Dave Barber, Nalini Johnson, Scott Wadle, Stephen Banks

*Other:* Wes Galyon, Lynn Miller, M.S. Mitchell

### Discussion Summary

1. MAPD staff reviewed the major advantages and disadvantages associated with the proposed functional land use mapping approach.
2. The Committee proceeded to review the four sector maps prepared by staff covering that area bounded by 45<sup>th</sup> Street on the north and Woodlawn on the west, south to 63<sup>rd</sup> Street South. The Committee offered the following comments regarding the sector maps:

### General comments

- ❑ It would be a good idea to show the zoning overlay areas on this map.
- ❑ Current city limits of the small cities would be helpful on these sector maps.
- ❑ A larger scale version of the completed map would be useful as an adopted element of the Comprehensive Plan.

### Specific comments

- ❑ The area at the southwest corner of Oliver Street and 55<sup>th</sup> Street South should be designated local commercial rather than urban residential.
- ❑ The area immediately west of Webb Road and south of 21<sup>st</sup> Street North needs to have the local commercial designation area expanded to reflect existing uses.
- ❑ The area immediately south of 63<sup>rd</sup> Street South and west of the Southeast Blvd. adjacent to Derby should be designated local commercial rather than rural residential.
- ❑ The intersection of 55<sup>th</sup> Street South and Woodlawn should be a local commercial node based upon zoning. A discussion followed as to whether specific use designations should be made in the unincorporated areas of Sedgwick County beyond the 2030 Wichita urban service area. The Committee felt that designations should be made where existing non-residential zoning is already in place.

Meeting adjourned at 9:00am. Next meeting set for Thursday, July 24, 2003 at 7:30 am, Planning Director's Conference Room, 10<sup>th</sup> Floor City Hall.